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PLANNING DEPARTMENT

TOWN OF GRAFTON  
GRAFTON MEMORIAL MUNICIPAL CENTER  
30 PROVIDENCE ROAD  
GRAFTON, MASSACHUSETTS 01519  
(508) 839-5335 ext 1120 • FAX (508) 839-4602  
planningdept@grafton-ma.gov  
www.grafton-ma.gov

RECEIVED TOWN CLERK  
GRAFTON, MA  
2019 NOV 12 AM 9:39

APPLICATION FOR SPECIAL PERMIT

Application No. SP 2017-5.2 *H*

APPLICANT & PROPERTY OWNER INFORMATION

NAME Valiant Enterprises, LLC  
STREET 69 Milk Street Suite 110 CITY/TOWN Westborough  
STATE MA ZIP 01581 TELEPHONE 603-231-1991  
NAME OF PROPERTY OWNER (if different from Applicant) \_\_\_\_\_  
Deed recorded in the Worcester District Registry of Deeds Book \_\_\_\_\_ Page \_\_\_\_\_

SITE INFORMATION:

STREET AND NUMBER 8 Millenium Dr  
ZONING DISTRICT OL1 ASSESSOR'S MAP 5 LOT #(S) 11  
LOT SIZE 10.63 Acres FRONTAGE 100 ft  
CURRENT USE Raw Land

PROJECT/PLAN INFORMATION:

PLAN TITLE 8 Millenium Drive Site Plan  
PREPARED BY (name/address of PE/Architect) Heritage Design Co LLC  
DATES 5/8/17

Use for which Special Permit is sought: (refer to § 3.23.1 of the Zoning Bylaw - Use Regulation Table):

Request for one year extension and modification  
to include, cultivation, processing + mfg of Adult Use  
marijuana  
Cite all appropriate sections of the Zoning By-Law which pertain to this Application, Use and Site:

TO THE GRAFTON PLANNING BOARD:

The undersigned, being the APPLICANT named above, hereby applies for a SPECIAL PERMIT to be granted by the Planning Board and certifies that, to the best of APPLICANT'S knowledge and belief, the information contained herein is correct and complete.

Applicant's Signature [Signature] Date: 11-7-19

Property Owner's Signature (if not Applicant) [Signature] Date: 11-7-19

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PLANNING BOARD  
GRAFTON, MA

EXHIBIT 1a.



TOWN OF GRAFTON  
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Phone: (508) 839-5335 ext 1170 • FAX: (508) 839-1402  
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TREASURER / COLLECTOR

### Certificate of Good Standing

Applicants seeking permits with the Town of Grafton must submit this completed form at the time of application. When all obligations are paid to date, you must attach this "Certificate of Good Standing" with your application. Delinquent bills must be paid in full before the appropriate department accepts your application. Please make arrangements to pay these outstanding bills at the Collector's Office.

Please note: It can take up to three (3) business days to process each request.

Please check all that apply and indicate if permit(s) have been issued

Permit Issued?		Permit Issued?	
Yes	No	Yes	No
<input type="checkbox"/> Building - Inspection(s)	<input type="checkbox"/>	<input type="checkbox"/> Septic System	<input type="checkbox"/>
<input type="checkbox"/> Building - Electric	<input type="checkbox"/>	<input type="checkbox"/> Conservation	<input checked="" type="checkbox"/>
<input type="checkbox"/> Building - Plumbing	<input type="checkbox"/>	<input type="checkbox"/> Planning	<input checked="" type="checkbox"/>
<input type="checkbox"/> Board of Health	<input type="checkbox"/>	<input type="checkbox"/> Other	<input type="checkbox"/>

Other Permit

Valiant Enterprises  
Petitioner Name  
69 Mills Street S. 110  
Petitioner Address  
Westborough MA 01581  
City, State, Zip  
603-231-1971  
Phone

Valiant Enterprises  
Property Owner / Company Name  
3 Millington Dr  
Property Address  
Grafton MA  
City, State, Zip



Date:	Current	Delinquent	
Real Estate	1		
Personal Property			
Motor Vehicle Excess			
Disposal			
General Billing			

Christine Atchue  
Treasurer / Collector Name (please print)

Christine Atchue  
Treasurer / Collector Signature

11/7/19  
Date

Form Revised: 01/22/2014

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EXHIBIT 1b.

NOV 12 2019

PLANNING BOARD  
GRAFTON, MA

11/8/2019 10:00 AM

8 Millennium Dr

Map 5 Lot 1J

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*Kenneth M. O'Brien*  
Kenneth M. O'Brien, MAA  
Grafton Data Collector

ID	Site Address	Owner Name	Co-Owner Name	Owner Address	Owner City	Owner State	Owner Zip	Book	Page
110/005.0-0000-0001.0	4 MILLENNIUM DRIVE	WORCESTER BUSINESS DEVELOPMENT CC		89 SHREWSBURY STREET	SUI WORCESTER	MA	01604	17040	268
110/005.0-0000-0001.A	15 CENTENNIAL DRIVE	CENTECH ASSOCIATES LLC	C/O THE CASI	200 FISHER DRIVE	AVON	CT	06001	24483	329
110/005.0-0000-0001.G	13 CENTENNIAL DRIVE	U.S. SAML BUSINESS ADMIN	C/O WBDC	89 SHREWSBURY ST S-300	WORCESTER	MA	01604	59940	327
110/005.0-0000-0001.H	5 MILLENNIUM DRIVE	WORCESTER BUSINESS DEVELOPMENT CC		89 SHREWSBURY ST S-300	WORCESTER	MA	01604	17040	268
110/005.0-0000-0001.I	9 MILLENNIUM DRIVE	MICKELSON JUDY D TRUSTEE	JDM MILLENN	9 MILLENNIUM DRIVE	N GRAFTON	MA	01536	28966	173
110/005.0-0000-0001.J	8 MILLENNIUM DRIVE	VALLIANT ENTERPRISES LLC		1400 HANCOCK STREET, THIR	QUINCY	MA	02169	57943	270
110/012.0-0000-0015.0	105 WESTBORO ROAD	BT-NEWYO, LLC		55 GLENLAKE PKY NE	ATLANTA	GA	30328	59694	226
110/012.0-0000-0017.0	131 WESTBORO ROAD	POINT HOUSE PROPERTIES		23 EDGEMERE BLVD	SHREWSBUR	MA	01545	60081	355
110/013.0-0000-0001.0	139 WESTBORO ROAD	WINDOW LOGIC GENERAL CONTRACTORS		31 WHEELER ROAD	N GRAFTON	MA	01536	53227	103
110/013.0-0000-0002.0	135 WESTBORO ROAD	GRAFTON ISHTAR LLC		208 BRIGHAM HILL ROAD	N GRAFTON	MA	01536	52769	63
110/013.0-0000-0003.0	137 WESTBORO ROAD	RENZI ANNE		183 SUTTON AVENUE	OXFORD	MA	01540	47902	209
110/013.0-0000-0004.0	141 WESTBORO ROAD	WINDOW LOGIC GENERAL CONTRACTORS		31 WHEELER ROAD	N GRAFTON	MA	01536	53227	103
110/013.0-0000-0010.0	136 WESTBORO ROAD	MASS COMMONWEALTH OF	DEPT OF CAF	1 ASHBURTON PLACE RM 161	BOSTON	MA	02108		
110/021.0-0000-0001.A	200 WESTBORO ROAD	TUFTS UNIVERSITY TRUSTEES		BALLOU HALL	MEDFORD	MA	02155	6578	79
110/021.0-0000-0100.A	200 WESTBORO ROAD	TUFTS UNIVERSITY TRUSTEES	JOE MCMANU	200 WESTBORO ROAD	N GRAFTON	MA	01536	6578	79
110/021.0-0000-0101.A	200 WESTBORO ROAD	TUFTS UNIVERSITY TRUSTEES	JOE MCMANU	200 WESTBORO ROAD	N GRAFTON	MA	01536	6578	79
110/021.0-0000-0102.A	200 WESTBORO ROAD	TUFTS UNIVERSITY TRUSTEES	JOE MCMANU	200 WESTBORO ROAD	N GRAFTON	MA	01536	6578	79

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PLANNING BOARD  
GRAFTON, MA

EXHIBIT 1c.



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November 7, 2019

PLANNING BOARD  
GRAFTON, MA

Town of Grafton  
Planning Board  
Attn: Chairman David Robbins  
30 Providence Road  
Grafton MA 01519

**Re: SP2017-5: Extension of Special Permit and Site Plan Approval for 8 Millenium Drive**

Dear Chairman Robbins:

On or about September 6, 2017, the Planning Board issued a Special Permit (SP 2017-5) and Site Plan Approval (the "Approvals") to Natures Remedy of Massachusetts, Inc. ("NR") for a Registered Marijuana Dispensary ("RMD") located at 8 Millenium Drive, North Grafton.

On January 14, 2019, the Planning Board voted to modify Condition #7 of the Special Permit to extend the time for construction commencement, as a minor modification, to September 27, 2019.

In accordance with Section 1.5 of Grafton's Zoning By-Law, NR is requesting another one-year extension of the Approvals as we work on final construction documents and prepare to commence construction as fundraising and market conditions allow. In making this request, there are no other site changes proposed by NR that are substantially different from the plans that NR presented in connection with the Approvals. Nature's Remedy still fully intends to construct on the site, and in fact just obtained a new Adult Use Host Community Agreement from the Town.

In addition to the request for a year's extension on our Special Permit, NR is also requesting our Special Permit be modified to include cultivation, processing, and manufacturing of Adult Use Marijuana.

Nature's Remedy respectfully requests that these items be treated as minor modifications to the Special Permit. Thank you for your time and attention to this matter. We look forward to continuing to work with the Town of Grafton.

Sincerely,


  
Robert C. Carr Jr.  
Chief Executive Officer  
Nature's Remedy of Massachusetts, Inc.

EXHIBIT 1 d.

Nature's Remedy of Massachusetts, Inc.  
110 Turnpike Road, Westborough MA 02347